

USL—FIRST MORTGAGE ON REAL ESTATE

MORTGAGE

FILED GREENVILLE CO. S. C.

JUL 12 4 26 PM 1960

OLLIE WORTH R. M. C.

State of South Carolina

COUNTY OF Greenville

TO ALL WHOM THESE PRESENTS MAY CONCERN: We, W. Alvin Stokes and Pauline M. Stokes, (hereinafter referred to as Mortgagor) SEND(S) GREETING.

WHEREAS, the Mortgagor is well and truly indebted unto GREER FEDERAL SAVINGS AND LOAN ASSOCIATION, GREER, S. C. (hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference in the sum of Ten Thousand DOLLARS (\$ 10,000.00), with interest thereon from date at the rate of Six (6%) per centum per annum, said principal and interest to be repaid as therein stated, and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, Oneal Township, located on the east side of State Highway No. 14 and on the east side of a new road that leads therefrom to Mt. Lebanon, being shown as Lots Nos. 1, 2, 3, 4, 5, 6 and 7 on a plat of property made for P.L. Bruce by H.S. Brockman, Registered Surveyor, dated August 6, 1959, and having the following courses and distances, to-wit:

BEGINNING on a stone (old stone corner), corner with H.C. Henderson, and runs thence with his line, S. 75-02 W. 571 feet to an iron pin (old corner); thence S. 4-52 W. 911 feet to a nail in center of State Highway No. 14 (iron pin back on east bank of highway); thence N. 21-58 W. 833.3 feet to a nail in intersection of said two highway; thence along and with the Mt. Lebanon Road, N. 32-10 E. 700 feet to a turn; thence continuing with said road, N. 29-44 E. 100 feet to an iron pin; thence N. 22-31 E. 100 feet and N. 15-04 E. 143 feet to a nail; thence S. 85-40 E. 486 feet to a nail in the Jack Ballenger Road; thence S. 4-34 W. 594 feet to the beginning corner, containing 14.7 acres, more or less.

This is all of the same property purchased by the mortgagors herein from P.L. Bruce as shown by record of deed in the R.M.G. Office for Greenville County.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

File Date 7/13/1960 Greer Federal Savings & Loan Assoc.

W. Alvin Stokes Pauline M. Stokes

RECEIVED AND CONTAINED IN BOOK... OLLIE WORTH R. M. C.